

# 38 Yeomans Road, Armidale, NSW 2350

## House For Sale

Tuesday, 26 March 2024

38 Yeomans Road, Armidale, NSW 2350

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 896 m2

Type: House



Lachie Sewell  
0421448991



Bella Johnson  
0484230108

## Price Guide: \$700,000 - \$770,000

Welcome to 38 Yeomans Road where the elegance of contemporary living meets high quality. This modern 4-bedroom, 2-bathroom family residence was built in 2020 within the highly coveted 'Foothills' development in Armidale, NSW. The house has been meticulously designed to cater to the discerning tastes of families and investors alike. The property features:

- Four large bedrooms with inbuilt wardrobes and storage space
- Master bedroom equipped with large walk-in wardrobe and en-suite with heated floor
- Open-plan large kitchen with stone bench tops
- Premium finishes and fixtures, ensuring both functionality and style
- Both bathrooms are tiled top to bottom and features heated floor for a touch of indulgence during cold Armidale winter
- North-facing living area with two sets of double sliding doors for access to large backyard and alfresco
- Undercover outdoor alfresco area for entertainment and gatherings
- A double lock-up garage for secure parking
- Four-camera security system for peace of mind
- Double-glazed windows coupled with rooftop solar for enhanced energy efficiency.
- Ducted central temperature control, ensuring a comfortable environment year-round.
- Handy garden shed and set-up vegetable garden area
- Low-maintenance water efficient well established Tiftuf lawn
- Safe and quite family friendly neighborhood

Disclaimer: We have obtained all information from sources we believe to be reliable, however we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.